



PLANNING & DEVELOPMENT SERVICES DEPARTMENT

SIGN CODE ADVISORY AND APPEALS BOARD

NOTICE OF HEARING

STUDY SESSION: 1:30 P.M., Wednesday, June 16, 2010
PUBLIC HEARING: 2:00 P.M., Wednesday, June 16, 2010

NOTICE IS HEREBY GIVEN that a public hearing will be held before the Sign Code Advisory and Appeals Board on Wednesday, **June 16, 2010** at 2:00 p.m. in the City/County Public Works Center, 201 N. Stone, Lower Level (basement), Conference Room “C”, Tucson, Arizona, concerning the cases listed below. In addition, notice is hereby given pursuant to A.R.S. § 38-431.03 A(3) that the Sign Code Advisory and Appeals Board may meet in executive session for the purpose of discussion or consultation for legal advice with the attorneys present for the Board concerning any of the cases listed below.

Persons interested may appear in person, by agent or attorney, or file a letter of protest or approval with the Secretary. The petitioners on these appeals must appear or be represented if action is to be taken by the Sign Code Advisory and Appeals Board.

A field inspection of all properties subject to appeal will be conducted by the Sign Code Advisory and Appeals Board on Monday, June 1, 2010.

Notificación de Audiencia Pública de el Comité Ciudadano del Código de Letreros

Si usted requiere estos materiales en un formato accesible o requiere un intérprete de idioma extranjero o el material en una lengua además del inglés para este evento, llame a Sue Montes, Secretaria Departamento de Planificación y Servicios de Desarrollo al número (520) 837-4949 al menos cinco días de antemano.

PUBLIC HEARING

AT OR AFTER 2:00 PM

CASE NO. T10SA00186

ADDRESS: 5301 S. Houghton Road

OCCUPANT: Civano Nursery

OWNER: Civano Nursery

APPLICANT: Addisigns

The applicant proposes to install an eleven foot-eleven inch (11’11”) tall, 64 square foot, freestanding sign within the 30 foot scenic buffer area along Houghton Road in the Scenic Corridor Zone (SCZ) District. The applicant’s proposal requires variances to the following:

- A) Chapter 3, Article VI. Signs by District, Sec. 3-82 Scenic Corridor Zone (SCZ) District.
- 1) Sec. 3-82.E.3.b.2 To exceed the 40 square foot maximum area for a freestanding sign for 6 or more leasable spaces by 24 square feet.
 - 2) Sec. 3-82.E.3.c To exceed the ten foot maximum height for a freestanding sign by one foot-eleven inches.
 - 3) Sec. 3-82.D To place a freestanding sign within instead of behind the 30 foot landscaped buffer along the scenic route (Houghton Road).

CASE NO. T10SA00193

OCCUPANT: Sorrento Square

APPLICANT: Gene Rosburg / Rainbow Signs

ADDRESS: 10142 E Golf Links Rd.

OWNER: Payless Prudence Properties LLC

Within the context of a Master Sign Program for the subject property, the applicant proposes to install six (two at eight feet tall and four at ten feet tall) freestanding signs for a total of 262 square feet of freestanding sign area; four five-foot tall traffic directional signs for a total of 36 square feet of traffic directional sign area, and to utilize maximum tenant sign area ratios ranging from 1.25 square feet per linear foot of tenant frontage to 2.0 square feet per linear foot of tenant frontage for wall signs in the Scenic Corridor (SCZ) District. The applicant's proposal requires variances to the following:

A) Chapter 3, Article VI. Signs by District, Sec. 3-82 Scenic Corridor Zone (SCZ) District.

- 1) Sec. 3-82.B.1 To exceed the maximum total sign area of 0.75 square feet per foot of street frontage and instead use ratio of 1.4 square feet per foot of street frontage.
- 2) Sec. 3-82.B.1 To exceed the maximum tenant sign area of 0.75 square feet per foot of building frontage and instead use ratio of 1.25 square feet per foot of building frontage for Anchor Tenants, 1.5 square feet per foot of building frontage for Office Tenants, and 2.0 square feet per foot of building frontage for Pad/Retail Tenants.
- 3) Sec. 3-82.B.1 To eliminate the maximum total sign area of 100 square feet per tenant and instead use the tenant sign area ratios listed above in variance 2.
- 4) Sec. 3-82.E.3.a To exceed the maximum of one freestanding sign per development and the maximum of one additional freestanding sign on any arterial street frontage of at least 250 feet, a total of two, by four, for a total of six freestanding signs, two on Houghton Road, a scenic route, and four on Golf Links Road, an arterial street.
- 5) Sec. 3-82.D To place two freestanding signs in front of instead of behind the 30 foot landscaped buffer along the scenic route (Houghton Road) until such time as Houghton Road is fully improved when the signs will be placed within the 30 foot landscape buffer.
- 6) Sec. 3-82.E.3.b.2 To exceed the 20 square foot maximum area for a freestanding sign for 5 or fewer leasable spaces by 11 square feet (two signs) and exceed the 40 square foot maximum area for a freestanding sign for 6 or more leasable spaces by 10 square feet (four signs).

B) Chapter 3, Article V. Sign Types, Section 3-68 Traffic Directional Signs.

- 7) Sec. 3-68.C To exceed the six square feet per face maximum area of a traffic directional sign by three square feet.
- 8) Section 3-68.D To exceed the three foot maximum height of a traffic direction sign by two feet.

CASE NO. T10SA00194

OCCUPANT: Tucson Area Christian Fellowship

APPLICANT: Addisigns, Inc.

ADDRESS: 1212 S. Palo Verde

OWNER: Tucson Area Christian Fellowship

The applicant proposes to install 45 square feet freestanding and wall signs along 22nd Street and 67.13 square feet freestanding and attached signs along Palo Verde Boulevard in the Single Family Residential District. The applicant's proposal requires variances to the following:

A) Chapter 3, Article VI. Signs by District, Sec. 3- 72. Single Family Residential District.

- 1) Sec. 3-72.B To exceed the 20 square foot maximum total sign area per street frontage by 25 square feet on 22nd Street, and 47.13 square feet on Palo Verde Boulevard.